



# SCOTT AFB NEWS

*UNITED STATES AIR FORCE*

**375th Airlift Wing  
Public Affairs Office  
Scott AFB IL 62225-5004**

Phone: (618) 256-4241  
FAX: (618) 256-8837

## **Base hosts privatization town hall meeting**

By Airman Rhina Portillochacon  
375th Airlift Wing Public Affairs

On-base housing residents attended the first housing privatization town hall meeting Wednesday night hosted by Col. Barbara Faulkenberry, 375th Airlift Wing commander, at the Base Theater.

Since the Department of Defense recently tasked the Air Force to upgrade all inadequate housing before FY 2007, privatization has become the prime method to ensure quality, affordable housing for military servicemembers and their families.

“This monumental task would cost the Air Force more than \$7 billion in housing funds and take 20-30 years to complete,” said Colonel Faulkenberry. “Privatization will ‘leverage’ government funds by using private sector funding to finance military housing renovations and replacements.”

This allows the Air Force to solicit private developers to propose methods of financing, development, construction and operation of military housing quicker and at a reduced cost to the government.

“Privatization will enable the Air Force to provide adequate housing to its military members in 5-10 years,” said Colonel Faulkenberry.

During the housing meeting, Col. Shelley Christian, commander Mission Support Group, explained the privatization process, the community vision, the timetable for the project and how current residents can provide inputs affecting Scott AFB residents for years to come.

“This process is a five-phase process, and we’ve already completed Phase I - identifying projects that have a potential for privatization,” said Colonel Christian. “We are currently in Phase II - refining project alternatives and obtaining approval of the project concept. The inputs we receive from the housing residents will be used to complete this process.”

Base officials expect to begin Phase III of the project, the selection of a developer, next Summer. The end result of the program is intended to improve housing for all personnel assigned to Scott.

“By using privatization, Scott will gain adequate housing built to local market standards for size and amenities for our military members,” said Colonel Christian. “The homes will be built to the local community standards for size and amenities to include many desired features requested by our members, such as pools, recreational areas and ball fields.”

Base officials plan to hold another town hall meeting in the near future for people who were unable to attend this event. The base has also established a public Web site at <http://public.scott.af.mil/housing.htm> to inform the local community about this project.

## **Questions?**

- How do I pay rent?

Rent will be paid by allotments of BAH to the developer for rent. Housing management will be handled by the developer, but the Base Housing Office will still handle referrals.

- Who pays utilities?

After a five-year transition period, the payment of utilities will be the responsibility of the member. The member will receive a utility allowance equal to 110% of the average utilities for that unit type. For example, if utility average for that unit is \$100.00, the member will receive \$110.00 in a utility allowance. The average member would pay \$100.00 in utilities and pocket \$10.00. If he/she is a high user, then they may pay more than the \$110.00 allowance. If they conserve energy, they may be able to put more in to the pocket.

- Will I be forced to move into base housing?

No. The current situation is only key and essential personnel are required to live on base, and there will be no mandatory assignments outside of key and essential personnel.

- Will I have any out-of-pocket expenses?

Only if you are a heavy user of utilities might you have any out of pocket. You will also have to pay for any added insurance, phone or cable - just as current base housing residents do now.

- Where will the new neighborhood be located?

The developer must purchase land as part of the agreement with the Air Force. We can require the developer to build within the BAH pay area (within 60 miles or 60 minutes of base, but east of the Mississippi river). We will recommend where we would like the location to be, and we will consider the location of the housing area as one of the major factors in selection and award of the contract to the developer.

- Where will my children go to school?

The current housing areas will still go to the Mascoutah school district. The new neighborhood could possibly go to a different school zone depending on the location. It is possible to be in the O'Fallon, Belleville or stay in the Mascoutah area.